

PROPERTY LOCATION

No	Alt No	Direction/Street/City
16 -18		SHERBORN ST, ARLINGTON

OWNERSHIP

Owner 1:	HARRINGTON LEO W & CAROLYN M/ L		
Owner 2:	HARRINGTON KELLY A		
Owner 3:			
Street 1:	16 SHERBORN STREET		
Street 2:			
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	Own Occ: Y
Postal:	02474		Type:

PREVIOUS OWNER

Owner 1:	HARRINGTON LEO W & CAROLYN M & -		
Owner 2:	HARRINGTON KELLY A -		
Street 1:	16 SHERBORN STREET		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	
Postal:	02474		

NARRATIVE DESCRIPTION

This parcel contains .109 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1925, having primarily Vinyl Exterior and 2574 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 0 HalfBath, 13 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA:	0.10891	Total SF/SM:	4744	Parcel LUC:	104	Two Family	Prime NB Desc	ARLINGTON		Total:	449,856	Spl Credit		Total:	449,900
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
104	4744.000	628,300	4,900	449,900	1,083,100		32379
							GIS Ref
							GIS Ref
Total Card	0.109	628,300	4,900	449,900	1,083,100	Entered Lot Size	GIS Ref
Total Parcel	0.109	628,300	4,900	449,900	1,083,100	Total Land:	Insp Date
Source: Market Adj Cost	Total Value per SQ unit /Card:		420.78	/Parcel:	420.78	Land Unit Type:	12/31/18

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date		
2022	104	FV	628,300	4900	4,744.	449,900	1,083,100		Year end	12/23/2021	PRINT	
2021	104	FV	599,600	4900	4,744.	449,900	1,054,400		Year End Roll	12/10/2020		Date
2020	104	FV	599,700	4900	4,744.	449,900	1,054,500	1,054,500	Year End Roll	12/18/2019	12/29/21	23:43:51
2019	104	FV	402,400	4900	4,744.	478,000	885,300	885,300	Year End Roll	1/3/2019	LAST REV	
2018	104	FV	402,400	4900	4,744.	348,600	755,900	755,900	Year End Roll	12/20/2017		
2017	104	FV	377,000	4900	4,744.	303,700	685,600	685,600	Year End Roll	1/3/2017	01/29/20	12:55:51
2016	104	FV	377,000	4900	4,744.	258,700	640,600	640,600	Year End	1/4/2016		
2015	104	FV	335,200	4900	4,744.	253,000	593,100	593,100	Year End Roll	12/11/2014	mmcmakin	

SALES INFORMATION

TAX DISTRICT

[illegible]

PAT ACCT.

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrp	Comment
9/4/2013	1322	Manual	5,000	C				
7/31/2013	1147	Manual	1,500	C				
12/21/2012	1674	Manual	4,500	C				
5/17/2012	621	Redo Bat	4,500					
1/6/2012	12	Manual	15,000					repair garage roof
10/14/2011	1293	Manual	4,800					install closets
12/6/2001	916	Redo Kit	5,000	C				REMODEL KITCHEN/BA
5/7/2001	260	Porch	2,500	C				REBUILD PORCH
11/25/1998	819	Redo Kit	2,500					REMODEL KITCHEN

ACTIVITY INFORMATION

Date	Result	By	Name
10/31/2018	MEAS&NOTICE	HS	Hanne S
5/6/2014	External Ins	PC	PHIL C
1/17/2014	Info Fm Prmt	EMK	Ellen K
1/8/2014	Info Fm Prmt	EMK	Ellen K
4/11/2013	Info Fm Prmt	MM	Mary M
12/30/2011	MLS	EMK	Ellen K
4/23/2009	Measured	163	PATRIOT
3/8/2000	Measured	263	PATRIOT
8/18/1993		MF	

Sign:

VERIFICATION OF VISIT NOT DATA

___/___/___

[illegible]

Total AC/HA:	0.10891	Total SF/SM:	4744	Parcel LUC:	104	Two Family	Prime NB Desc	ARLINGTON		Total:	449,856	Spl Credit		Total:	449,900
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Patriot
Properties Inc.

USER DEFINED

	Prior Id # 1:	32379
	Prior Id # 2:	
	Prior Id # 3:	
	Prior Id # 1:	
	Prior Id # 2:	
	Prior Id # 3:	
	Prior Id # 1:	
9	Prior Id # 2:	
	Prior Id # 3:	
	ASR Map:	
	Fact Dist:	
	Reval Dist:	
	Year:	
	LandReason:	
	BldReason:	
	CivilDistrict:	
	Ratio:	

